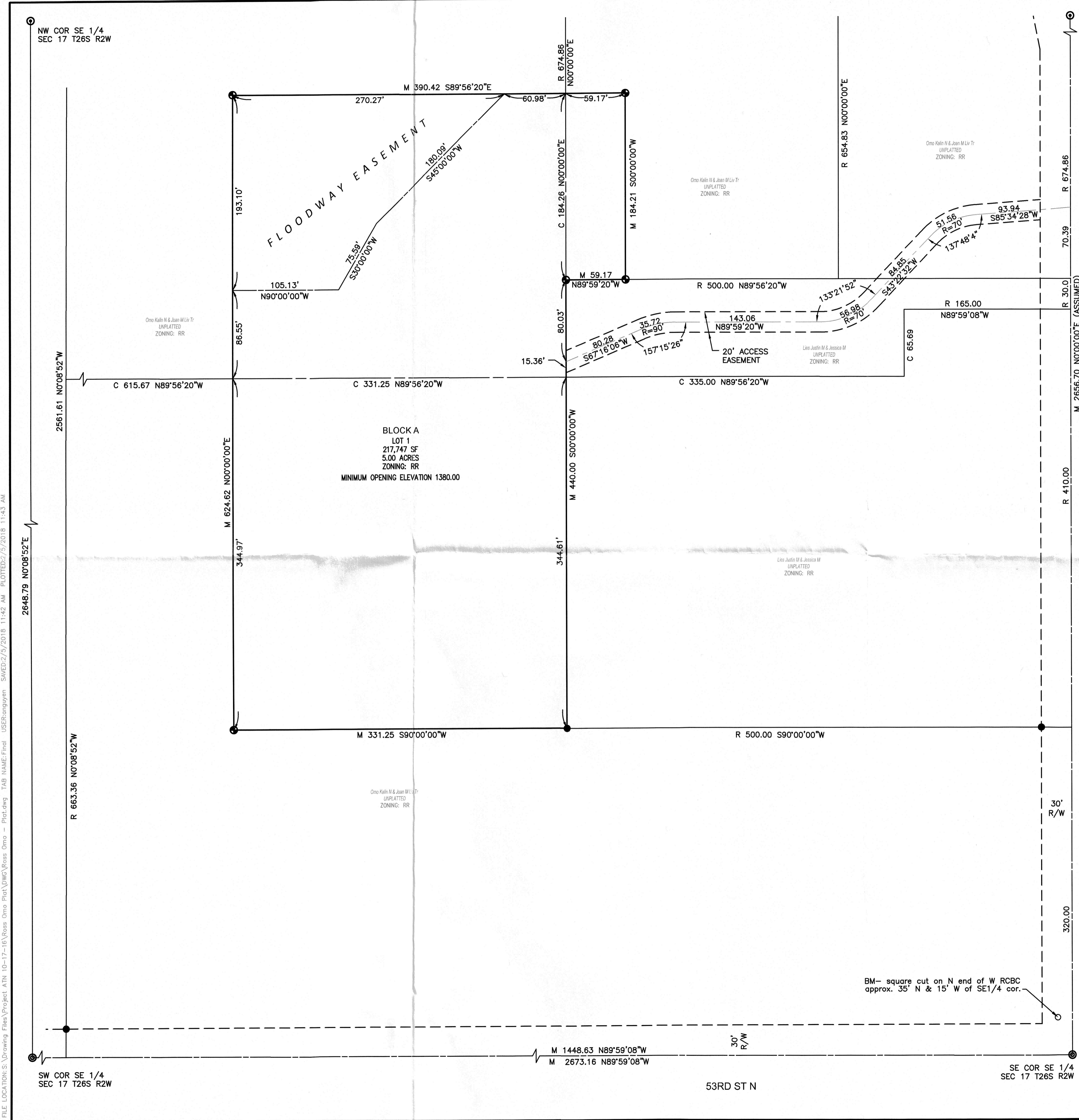


FINAL PLAT ROSS OMO 1ST ADDITION

A PORTION OF THE SOUTHEAST QUARTER OF SECTION 17,
TOWNSHIP 26 SOUTH, RANGE 2 WEST OF THE 6TH PRINCIPAL
MERIDIAN, SEDGWICK COUNTY, KANSAS



LAND SURVEYOR'S CERTIFICATE AND DESCRIPTION

I, THE UNDERSIGNED, REGISTERED PROFESSIONAL SURVEYOR IN SAID STATE, DO HEREBY CERTIFY THAT UNDER MY SUPERVISION, THE FOLLOWING DESCRIBED TRACT OF LAND WAS SURVEYED BY ARMSTRONG LAND SURVEY, P.A., ON OR ABOUT OCTOBER 3, 2017, AND THAT THE ACCOMPANYING FINAL PLAT PREPARED AND ALL THE MONUMENTS SHOWN HEREIN EXIST AND THEIR POSITIONS ARE CORRECTLY SHOWN, UNLESS OTHERWISE NOTED, TO THE BEST OF MY KNOWLEDGE AND IS DESCRIBED AS FOLLOWS:

LEGAL DESCRIPTION:

THAT PART OF THE SOUTHEAST QUARTER (SE1/4) OF SECTION 17, TOWNSHIP 26 SOUTH, RANGE 2 WEST OF THE 6TH P.M., SEDGWICK COUNTY, KANSAS, DESCRIBED AS COMMENCING AT THE SOUTHEAST CORNER THEREOF; THENCE ALONG AN ASSUMED BEARING OF N00°00'00" E BEING ALONG THE EAST LINE OF SAID SE1/4, 320.00 FEET; THENCE S80°00'00" W, 500.00 FEET OF A POINT OF BEGINNING; THENCE S90°00'00" W, 331.25 FEET; THENCE N00°00'00" E, 344.97 FEET TO THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SAID SE1/4; THENCE N00°00'00" E, 279.65 FEET; THENCE S89°56'20" E, 331.25 FEET; THENCE S89°56'20" E, 59.17 FEET; THENCE S00°00'00" W, 184.21 FEET; THENCE N89°56'20" W, 59.17 FEET; THENCE S00°00'00" W, 95.39 FEET; THENCE S00°00'00" W, 344.61 FEET TO THE POINT OF BEGINNING, SUBJECT TO EASEMENTS OF RECORD.

ALL PUBLIC EASEMENTS AND DEDICATIONS BEING VACATED BY VIRTUE OF K.S.A. 12-512b, AS AMENDED.

ARMSTRONG LAND SURVEY, P.A.

DATE: _____ DONALD C. ARMSTRONG, PS #780

OWNER'S CERTIFICATE AND DEDICATION

STATE OF KANSAS) SS
SEDGWICK COUNTY)

KNOW ALL MEN BY THESE PRESENTS THAT I, THE UNDERSIGNED, HAVE CAUSED THE LAND DESCRIBED IN THE SURVEYOR'S CERTIFICATE TO BE PLATTED INTO A LOT AND A BLOCK TO BE KNOWN AS "ROSS OMO 1ST ADDITION" IN SEDGWICK COUNTY, KANSAS. THE FLOODWAY EASEMENT IS FOR FLOODWAY PURPOSES AND SHALL BE THE RESPONSIBILITY OF LOT 1, ROSS OMO 1ST ADDITION, UNTIL SUCH TIME AS THE APPROPRIATE GOVERNING BODY ELECTS TO ASSUME THE RESPONSIBILITY OF MAINTENANCE AND IMPROVEMENTS TO THE DRAINAGE. NO BUILDINGS SHALL BE CONSTRUCTED OR PLACED ON OR WITHIN SAID FLOODWAY EASEMENTS. THERE SHALL NOT BE ANY FILL, CHANGE OF GRADE, CREATION OF CHANNEL, OR ANY OTHER WORK CARRIED ON IN SAID FLOODWAY EASEMENTS WITHOUT THE PERMISSION OF THE ENGINEER FOR THE APPROPRIATE GOVERNING BODY. FEMA FLOODPLAIN AND REGULATORY FLOODWAY BOUNDARIES ARE SUBJECT TO PERIODIC CHANGE AND SUCH CHANGE MAY AFFECT THE INTENDED LAND USE WITHIN THE SUBDIVISION. THE MINIMUM BUILDING PAD ELEVATIONS FOR THE LOWEST OPENING TO THE STRUCTURES SHALL BE AS INDICATED ON THE PLAT. NO SIGNS, LIGHT POLES, PRIVATE DRAINAGE SYSTEMS, MASONRY TRASH ENCLOSURES OR OTHER STRUCTURES SHALL BE LOCATED WITHIN PUBLIC UTILITY EASEMENTS UNLESS PERMITTED BY THE PUBLIC WORKS DEPARTMENT OF THE APPROPRIATE GOVERNING BODY.

LOTS PLATTED HEREIN MAY BE SUBJECT TO FUTURE GRADING PLANS. A DRAINAGE PLAN HAS BEEN DEVELOPED FOR THE PLAT. ALL DRAINAGE EASEMENTS, RIGHTS-OF-WAY, AND RESERVES SHALL REMAIN AT ESTABLISHED GRADES OR AS MODIFIED WITH THE APPROVAL OF THE APPLICABLE CITY OR COUNTY ENGINEER AND UNOBSTRUCTED TO ALLOW FOR THE CONVEYANCE OF STORMWATER IN ACCORDANCE WITH THE STORMWATER MANUAL.

ROSS A. OMO, OWNER

AMANDA L. OMO, OWNER

STATE OF KANSAS) SS
SEDGWICK COUNTY)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME, THIS _____ DAY OF _____ 20____, BY ROSS A. OMO AND AMANDA L. OMO, HUSBAND AND WIFE.

SEAL OR STAMP _____, NOTARY PUBLIC

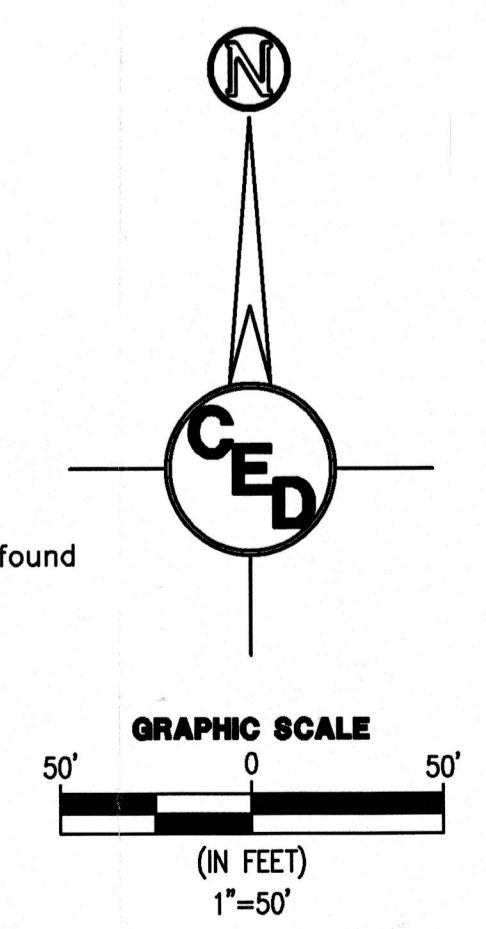
MY APPOINTMENT EXPIRES: _____

CLOSURE COMPUTATION
PERIMETER=2,029.67'
AREA=5.000 ACRES
NORTHING ERROR=0.0567
EASTING ERROR=0.0002
ERROR OF CLOSURE=0.0567
PRECISION=1:35,797

LEGEND

- C - calculated
- M - measured
- D - deed distance
- - "Armstrong" capped rebar set
- - "TTLs" capped rebar found
- - "Sedgwick Co." capped rebar found
- - 1/2" iron pipe found
- - 1" iron pipe found

BENCHMARK:
Square Cut on North end of West Reinforced Concrete Box Culvert located approximately 35' North & 15' West of SE Corner of SE1/4 of Section 17, T26S, R2W Elev = 1379.57 NAVD88



PLANNING COMMISSION CERTIFICATE

THIS PLAT OF "ROSS OMO 1ST ADDITION" HAS BEEN SUBMITTED TO AND APPROVED BY THE WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION, WICHITA, KANSAS.

DATED THIS _____ DAY OF _____, 20____

WICHITA-SEDGWICK COUNTY METROPOLITAN AREA PLANNING COMMISSION

BY _____ CHAIRMAN
JOSEPH A. JOHNSON

ATTEST: _____ SECRETARY
DALE MILLER

COUNTY COMMISSIONER'S CERTIFICATE

STATE OF KANSAS) SS
SEDGWICK COUNTY)

THIS PLAT APPROVED AND ALL DEDICATIONS SHOWN HEREON, IF ANY, ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF SEDGWICK COUNTY, KANSAS, THIS _____ DAY OF _____, 20____

_____ CHAIRMAN
DAVID T. DENNIS, THIRD DISTRICT

ATTEST: _____ COUNTY CLERK
KELLY B. ARNOLD

TRANSFER RECORD

ENTERED ON TRANSFER RECORD THIS _____ DAY OF _____, 20____

_____ COUNTY CLERK
KELLY B. ARNOLD

REGISTER OF DEEDS

STATE OF KANSAS) SS
SEDGWICK COUNTY)

THIS IS TO CERTIFY THAT THIS INSTRUMENT WAS FILED FOR RECORD IN THE REGISTER OF DEEDS OFFICE, AT _____ A.M. - P.M., ON THE _____ DAY OF _____, 20____

_____ REGISTER OF DEEDS
TONYA BUCKINGHAM

_____ DEPUTY
JUDY J. PAGET

COUNTY SURVEYOR CERTIFICATE:

STATE OF KANSAS) SS
SEDGWICK COUNTY)

REVIEWED IN ACCORDANCE WITH K.S.A. 58-2005 ON THIS _____ DAY OF _____, 20____

_____ DEPUTY COUNTY SURVEYOR
TRICIA L. ROBELLO, PS #1246

CIVIL DRAWINGS PREPARED BY:

CERTIFIED ENGINEERING DESIGN, P.A.
1935 WEST MAPLE STREET
WICHITA, KANSAS 67213
PH: (316) 262-8808
FAX: (316) 262-1669



NOTE: BOUNDARY SURVEY COMPLETED BY ARMSTRONG LAND SURVEY, P.A., ON OR ABOUT OCTOBER 3, 2017.

SHEET 1
TOTAL 1

FILE LOCATION: S:\Drawing Files\Project_ATN_10-17-18\ROSS OMO Part\DWG\ROSS OMO - Plat.dwg TAB NAME: Final USER: kcompymn. SAVED: 2/25/2018 11:42 AM PLOTTED: 2/25/2018 11:43 AM